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Apartments 2 to 4 rooms, 1 and 2 baths, some with kitchens 1300 to \$6000 ns and baths, 2 rooms and bath

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Twelve-story fireproof building;
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extra large size rooms and foyer
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5 ROOMS, BATH, 81,200.
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Every conceivable improvement;
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Davidson Av. Special, 5 Rooms in 4

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Two blocks to Lexington-Jerome Av. Subway Station, 6th & 9th Av. "L" at 183d St. REASONABLE RENT

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EAST 16TH \$71., near Irving place, 4 story, basement house; lot 23x103; possession May 1; price \$40,000. D 1810 Herald, B'klyn,

Four story house, 4 apartments,
East 19th st., near Second av.
Price \$14,000; \$3,000 cash required.
FOLSOM BROS., INC., 127 East 34th St. LEXINGTON AV., NEAR 38TH ST. 4 story and basement, private house; immediate possession; price \$45,000. FOLSOM BROS., INC., 127 East 34th S NEAR Park av.—English basement; splend condition; bargain. Murray Hill 463

SECOND AVE. CORNER. FOLSOM BROS. 1NC., 127 East 34th st.
TO close estate, Manhattan property, 20
212 W. 28th st. Farticulars address G. B
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3 story 2 family dwelling, 16 rooms, 450
West 18th st.: price \$115,000. DUROSS,
155 West 14th st.
6 story, 50 ft. elevator house; first class;
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DUROSS, 155 West 14th. 21 year lease for saile, 5 story business property, vicinity 34th st. and 5th av.; will net 86,000 per year from February. GREENE, Fiatiron Bidg. Ashland 7698-7724.

27FH, 327 E., five story house, front and rear; rental \$2.000; bargain. Inquire owner, RABE, 204 E. 24th.

Above 59th St .- 5th Av. to East River. Above 39th St.—3th Av. to East River.

BUILDERS, Attention! East 74th at. Lot 50x102. For immediate improvement. TRIN-TY INVESTING CORPORATION, 31 Nassau.

FINEST fireproof apartment, near Park av.: rents \$59,000; can deliver for \$35,000; wonderful investment; principals. WOLF-SON, 103 Park av. (41st st.).

LEXINGTON AV.—Brownstone dwelling with lease; reasonable rent; suitable physician or residence. WOLFF, 1192 Lexington av. (81st st.).

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Cooperative, 8 to 11 rooms and bath, ground floor, 33,600 to \$5,000 dBwn, balance 20 months. Appointment Rhinelander 6880.

20 months. Appointment Rhinelander 6880.

128TH. near Park av.—Five story double apartment; 27.6x96.11; rents \$4,044; no steam; price \$29,000; terms very reasonable.

J. ARTHUR FISCHIER, 699 6th av.

53,000 CASH.

Cold water tenement, East 125th; rent \$2,322; price \$13,500. Consult RYAN & CO., 142 West 125th.

\$12,000 CASH.

Six story now law corner, 53x100, 3d av., above 72d; 43 families, 5 stores; no leases; hot water only; rent \$13,000; price \$75,000; city assessment \$76,000. Call personally. RYAN & CO., 142 West 125th. Above 59th St .- 5th Av. to North River.

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A fine corner, above 79th st., 50x100; choice apartment; for sale at a bargain; very apartment; for sale at a bargain; very easy terms.

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DWELLING, near Madison, 90s; possession; sale attractive price. Muray Hill 4639, Monday. Monday.

DWELLING, near Central Park, 50s; low price; terms. Murray Hill 4639. Monday.

GARAGE, 41x105, located West Seventies; auitable commercial use or five storaga; price \$50,000, easy terms; immediate possession. EDWARD SAMSON, 130 William et., N. Y. C. Phone 1750 Heekman.

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FOUR story and basement, near West 72d st. subway station, 22x102, steam heat, electricity, redecorated throughout, 15 rooms, 4 baths; price \$18,600, cash \$8,000; vacant. COUGHLAN & CO., INC., 200 West 72d.

FOR SALE-60th st., West, five story, 25 foot tenement; mortgage \$15,000 (bank); income \$3,900. ASHFORTH & CO., [01] 5th av.

NEW I story brick bidg., 25x100, suitable garage or any line of business; 140th st. between 5th and Lenox avs. EUGENE A. WALSH, 81 E., 125th st. Harlem 8008,

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Two story triple flats, West 89th, 50x100; steam, hot water; rents \$14,500; price \$75,000. Consult RYAN & CO., 142 W. 125th.

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A 75 foot, 5 story, new law apartment house, Washington Heights section, at five times rent: \$20,000 cash required. WOLFE CO., 200 Broadway. SAMUEL KRONSKY, INC., Real Estate, Marbridge Building, Broadway and 34th st. Tel. 772 Fitzroy.

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Vicinity of Riverside Drive and Heth st., elevator apartment house. Rents \$38,000. Price \$205,000. Desirable terms.

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Block front, elevator apartments: high rental; easy terms. AUSTIN FINEGAN, 38 Nassau.

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Splendidly built residence of 12 rooms, two baths; heat. electricity. hardwood floors; possession; mortrage \$16,000; price \$46,000. PEPE, 40 WASHINGTON SQUARE.

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35 Nassau.

MODERN APARTMENT, WASHINGTON HEIGHTS.
37.6x87x100; rent \$9,000; bargain; price \$55,000; terms. COLFAX, room 6, 1358 Bway.

SPECIAL BARGAIN.—\$35,000 cash buys Heights high class elevator; rents \$46,000; layout, 2 3, 1 4, 4 5, 16; size 125x100. Investigate at once. SLAWSON & HOBES, 162 West 72d. 162 West 72d.

WILL SACRIFICE three story and basement dwelling on St. Nicholas av., near 148th st.; beautiful condition; electric light, steam heat; easy terms; immediate possession. Apply WOOD-DOLSON CO., INC., Broadway and 80th st. Schuyler 1109.

4 STORY, basement, 5 families; latest improvements; near Broadway, Washington Helghts; rent \$4,560; sacrifice, quick buyer; liberal terms. VOLZ, 140 Dykman st., near 198th st.

Herald, Harlem.

\$4,000 cash buys attractive dwelling on Washington Heights; electric light; filed bath;
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PORTER \$5,000, 159 W, 125th st.

PORTER & CO., 150 W. 12an st.

\$7,000 CASH.
Six story new law, Amsterdam av., above
145th: all improvements: 16 families; with
stores: 1 store available; moderate rents;
\$6,400; price \$40,000. Call personally.
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NINE room house, suitable for two families no improvements; running water; larg plot. Inquire on premises, 4532 Ambur road Eltingville, Staten Island, or box 186, Morris Plains, N. J. CORPORATION, A 543 Herald, 280 B'way.

NEW TAXPAYER BUILDING. Excellent location; Broadway subway sta-tion; unusual buy; fully rented, FRANK VOLZ, 140 Dyckman et., near West 199th. SIX story new law apartments, 40x100, all improvements, 2.5, 2.4 apartments on a improvement story in the story of the story in the sto

TWO 5 story new law apartments, size \$5.2x100, first floor, 4-4, upper 8-5 apartments; all modern improvements; rents \$18.500; price \$18.600. COUGHLAN & CO., WEST SIDE dwellings for sale. M. H. GAILLARD & CO., 2299 Broadway.

BARGAINS
5 story new law apartment house on
Concourse, 3-4 room apartments;
rental \$39,000; price \$200,000. 5th story, near Concourse and Ford-ham; 100 feet front; tax exempt; rental \$32,700; price \$170,000. Building plot, corner, West Bronx, 180x90, \$32,000; building plot, corner, West Bronx, 71x126; \$18,000. Corner, 300x100, near Concourse, \$40,000, and several other choice build-ing plots in West Bronx. 2 fam. brick house, fine n'hood; poss.; 5-6 rooms; price \$10,500, cash \$2,500. Must be sold, 5 story new law, 70x98; all improvements; rental \$22,000; price \$135,000; terms. On account needing ready cash, high class, 5 story apartment house, near Concourse; size 46x100: 1/5-3/4; all latest improvements; mortgage \$30,000 5 years bank; rental \$11,040.

5 years bank; rental \$11,040.
5 story apartment house, 3-4 room apartments; size 47x08; 1st mortgage \$30,000; rental \$10,700; price \$58,000; cash \$10,000; terms.
A good chance for small investor, West Broux; on account of need in ready cash in business will sell cheap 4 story new law apartment house, 2/5 room apartments, all improvements; rents \$4,300; terms to suit.

Raquifful private house in West Bronx. ments; rents \$4,500; terms to suit.

Beautiful private house in West Brons,
50x100; 11 rooms and 2 baths, all improvements; price \$25,600; terms.

Must be sold; 3 family frame dwelling, all improvements; mortgage
\$5,250; rental \$2,148; cash \$4,000;
price \$14,000; can be used for business.

Have ellents with \$10,000 and up for
your new law apartment houses.

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539 East 169th St. Phone Jerome 1827

ATTENTION, BUILDERS AND OPERATORS
Four lots, partly excavated,
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P. S. TREACY, 217 Broadway. P. S. TREACY, 217 Broadway,
A CORNER PLOT, 30,000 square
feet, suitable for garage or apartment houses; price low; terms easy.
ROBERT M. PULTON, 7 East 424
BARGAIN-500 Welhercourt, between 3d av.
and Washington av., 164th and 165th, modern brick dwelling, only \$6,000; half cash;
balance easy; house open Sunday afternoon.
FOLEY, 203 Weet 14th st. Telephone 3856,
Chelsea.

BARGAIN—Three lots on Grand av. and 182d st., including corner; price \$11,000; terms to suit.

BUILDERS, attention. Post av., 207th st.
station; 50x150; price \$5,000. TUOTI, 251
W. 34th st. CORNER, near Concourse, 50x100; ready for builder; price \$12,000. FELMAN, 1470 troadway. Broadway.
FOR SALE-Vacant parcel in excellent section of Brons, 100x100; ripe for immediate improvement; bargain to quick buyer. J. H. MAVERS, 135 Broadway, N. Y. MAYERS, 136 Broadway, N. Y.

IMMEDIATE possession; one family house.
1869 Morris av., near Concourse and 176th
st.; owner on premises.

PLOT of about 24 lots, West Bronx; owner
will make loan to responsible builder.

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1 W, 125th st. Tel Harlem 8460.

RIVERDALE AV. AND 250TH ST.
Five lots; divide to sult; cheap to cash
buyer. D. TRAINOR, 2009 Bronxdale av.

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FLOT, corner 176th and Walton, 50x100 price \$14,000. FORSTER, 724 8th av. RENTS \$68,000; Grand Concourse corner apartments; tax exempt; 10 year mort-gage; terms; bargain, F 1571 Herald, Bronx

TREMONT AV.— E. 177th st., and adjoining afrects, close to subway station, free and clear; company desires to sell several choice plots, including several corners; ready for 5 story, 3, 4, 5 rooms; opportunity for builders, speculators; all Bronx cars pass by property. H. J. SACHS & CO., 38 W. 21st.

ms arranged. SEE SULLIVAN,

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LONG ISLAND R. R. FRONTAGE,
WITH NEARLY TWO ACRES.
AT LOCUST AV. (JAMAICA) STATION;
PRICE \$1.500.

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Near depot; high ground, good street; old trees; best transportation; two subways and Long Island Rallroad. PROCTOR, Way and Alstyne avs., Corona, Queensboro.

ST. ALBANS-Modern residence and garage.
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